

CLEARWATER BEACH PROPERTY OWNERS ASSOCIATION

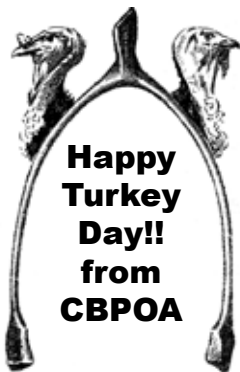


FALL/WINTER 2014-15

President's Message

**BOATS AND
KAYAKS
MUST BE
REMOVED
FROM THE
MARINA BY
NOV. 30**

As we come into our fall and winter seasons I'll be starting my term as the president of the CBPOA. In the wake of past president David Wagner and all his accomplishments I hope I can do as good a job. And I'll be watching the reservation with the help of our new lighthouse! This lighthouse, that's been donated to us by Roy Martin and his wife Ellen, is currently positioned in front of the boat house near the parking lot beach entrance. Roy has been a great help with our annual picnic and designed and constructed our beach dance floor. Ellen, who was actually a past board member, also has done a wonderful job for us. They are moving south so we will miss them. But I'm confident that this lighthouse will shine a new light on our unique community and remind us all that we live in one of the nicest places on the East End of Long Island.



Our board members and volunteers are working hard and have so much work to do to prepare the reservation for the winter including the cleaning of the beach, the many tasks to winterize the marina and the general cleanup of the grounds. Volunteers are always needed so contact any of us and let us know if you can give us some time and help out. And you never know what will happen because it did happen to me! My history with the CBPOA board started one winter Sunday at a Springs Firehouse breakfast. I got to talking to one of the board members who happened to be at my table and he told me they needed help with the newsletter. I said I'd come to a meeting and consider it. I worked on the newsletter and eventually became a board member. Well, that was many years ago. So you never know!

**GREAT
RECIPES
INCLUDING
TEN MINUTE
DINNER**

I encourage all of you to use the reservation even if you haven't done so in the past. Come down, take a walk and look around at what we all are so fortunate to have. It's a great way to clear your head, take in a colorful sunset and maybe have some quiet time with our beautiful, natural surroundings. So please take advantage of our valuable community resource and this place we call the Clearwater Beach. It's yours so enjoy it.



**SEASONAL
CLEAN-UP
IDEAS**



LIST OF OFFICERS & ASSIGNMENTS

PRESIDENT
GERRY GILIBERTI
324-9612

CO-VICE PRESIDENT
DANIEL AHARONI
917 327-7070

CO-VICE PRESIDENT
JAMES CARFORO
914 260-6840

TREASURER
EDITH HOLMER
324-5364

ASST. TREASURER
MARIAN DIANGE
324-4090

SECRETARY/GATE
OPERATION
GARY GRILLE
907-9032

DOCKMASTER
WILL HOLMER
324-5364

ASSISTANT DOCKMASTER/
MAINTENANCE
BRUCE HOEK
324-0810

GATE OPERATION
AL SCHAFFER
324-6519

LIFEGUARDS/
MAINTENANCE
GEORGE LOMBARDI
324-5998

MAINTENANCE/BEACH
AL SCHAFFER
324-6519

MAINTENANCE
DAVID WAGNER

324-2676

MEMBERSHIP/LIENS
JAMES CARFORO
914-472-8756

BY LAWS/MEMBERSHIP
MARIAN DIANGE
324-4090

RESIDENT USE
OF RESERVATION
GARY GRILLE
907-9032

CODE COMPLIANCE
LEN CZAJKA
324-0418

NEWSLETTER EDITOR
GERRY GILIBERTI
324-9612

GOOD & WELFARE
MARIAN DIANGE
324-4090

ADVISOR:
KEN NEARY
516 318-3367

LEGAL ADVISOR
DANIEL AHARONI
917-327-7070

President's Message *(continued)*

I'm wishing everyone a safe and enjoyable fall and winter holiday season. All my hopes for a rewarding new year in 2015 and I'm confident that we'll see you all at our annual picnic and all of our other reservation activities.

With best regards,

Gerry Giliberti, President CBPOA

NEW HOMEOWNERS

THOMAS BOCK/MORGAN DAVIS

CARMEL DOLAN/KAZIMIERZ BIGUS

JESSICA & BRIAN FRIDELL

LALEH & BRIAN HARPER

DAVID FEUER

SUSAN & STEPHEN MULDERRIG

MIKE McCARTHY/AUSTIN KEYES

SARA WALSHE

CARMINIE RAMLAL

JAMES RYERSON/DEENA SUH

MICHAEL BUCKLEY/ALISON FARGIS

S. MARZO

LILLIAN & MICHAEL SCHENKLER

BONNIE & RUSSELL ASNES

T. RATHBONE

CHECK OUT THE

CBPOA WEBSITE!

BOAT SLIP APPLICATIONS

DOCK RULES/REGULATIONS

HURRICANE PRECAUTIONS

NEWSLETTERS AND

MORE!!!



WWW.CBPOA.NET

CLEAN UP

Summer is over and the winter weather is upon us. After all the visitors have left and the swimming and boating are over, it's time for us to look around the front and back of our properties in order to pick up and clean the summer's leftovers. Shovels, pails, floats, and other paraphernalia need to be tucked into their usual homes until next spring when they can be retrieved and used again. While you are achieving this seasonal clean up, how about getting rid of some of the other unwanted, useless items that we all tend to accumulate and become oblivious to. Cast an eye to the left and right of your place and see if your neighbor has beaten you to it. All our property values rely on taking care of our grounds. We want to be proud of Clearwater Beach. Weren't we told in Kindergarten, that neatness counts?

from the desk of the

EXECUTIVE SECRETARY

The fall season is upon us and while I enjoy all of the seasons, autumn has always been my favorite. This is also the time to send me a change of address notification if you are planning to spend the winter somewhere a bit warmer.

Because of recent changes to the by-laws at the annual meeting, we will be sending an updated edition of the by-laws as well as a copy of the covenants and restrictions for your files. I would suggest a quick perusal of both documents to familiarize yourself with some of the regulations regarding this wonderful area we call Clearwater Beach.

I believe the dock master may have covered this in his message but if not, please wait until the 2015 boat applications are on the website, www.cbpoa.net, before sending in any boat slip information. Any documentation sent without the actual 2015 application or with a previous year's application, will be returned. All applications should be available on the website near the end of December. As usual, if you had a boat slip the previous season, the dock master will automatically send you the 2015 application at the end of December.

Also at the beginning of the new year, the Treasurer will be mailing out the annual maintenance fee invoices. Please be reminded that the fee was increased to \$200.00 at the annual meeting in July. Prompt payment of this fee is greatly appreciated and is one of the reasons why the Reservation looks as good as it does today.

The gate card access system to the reservation will remain active throughout the winter months. Please remember that gate cards are only activated for members whose maintenance fees are current. If your gate card will not open the gate, it may be because you have not paid your maintenance fee.



If you have any questions or concerns, please feel free to contact me any day from 10am to 5pm and I will do my best to help you or connect you with someone who can. The website for the Association is cbpoa.net, which you must type in your computer's address bar. Attempting a search through Google or any other search engine will lead you to every Clearwater Beach in the world but ours.

Wishing you all a safe and enjoyable fall and winter.

Gary M. Grille,
Executive Secretary
631-907-9032
cbpoa.net@gmail.com

FROM the DOCKMASTER

The 2014 boating season is coming to a close and this year, for the first time in many years, not all our slips have been rented. In the near future, 2015 season applications will be sent to the boaters who have had a slip for the 2014 season and those who have requested a boat application. Slip applications and emergency data forms will be available on the Web in mid December at www.cbpoa.net. Marina Rules and Regulations will also be posted. In addition, kayak rack applications will also be posted on the Web.

Community member boat slip fees for the **2015 season will remain at \$45 a foot. Sponsored boat fees will also remain at \$80 a foot.** The minimum boat slip fee will be for a 20 foot boat. Boaters who desire a slip at our marina must submit a certificate of insurance (COI) and a copy of their boat registration. The COI must indicate marine liability insurance coverage and in addition indicate spillage coverage if the boat has permanently installed fuel tanks. It is also required that the COI form denote Clearwater Beach Property Owners Association (CBPOA) as an interested party. No slip assignment will be considered if the above items are not submitted with the boat application. Please send only the COI form instead of the entire boat policy. We have enclosed a sample COI for your review.

For community members wanting the same slip assignment for next year, submit your data by February 15, 2015. It is important to note that after all member applicants have been assigned a slip, the remaining unassigned slips are assigned to sponsor applicants. In some instances, sponsored boats may be assigned a different slip. Late application filing can result in a slip assignment change. Applicants with missing information will have their slip assignment postponed with a possible change or no assignment at all. It is important to note that during the boating season no refund will be provided if no replacement boater can be found for your slip.

No trailers and/or boats maybe parked on the paved reservation area due to insurance liability. Violators are subject to having their trailer and/or boat removed from the reservation and the violators will be billed for services performed.

This season, a few boaters did experience problems. One boat did sink and had to be raised, pumped out and towed away. There were reports of equipment thefts from vessels. When checking kayaks stored on the racks, I found a few not locked. The board of Directors will require all kayaks/canoes owners to lock their stored vessel.

Boaters are responsible for their boats. Prior to a storm, it is important to check your dock lines to insure your boat, docks and/or pilings are not damaged due to extreme rising/falling tides. In addition, the boats bailing system should be check to insure it is working properly. Most of the boat sinking problems have been attributed to mal-function pumps and/or batteries.

We will continue the policy of notifying boat owners if their boat is in danger of sinking. If the boat owner does not respond, we will contact a marine service to pump out the boat. CBPOA will pay the pump-out fee set by the marine service and then bill the boat owner. The boat owner should periodically check the floating condition of their boat particularly after a rain storm. For boating problems at our marina, please call the Dock Master (324-5364) or Assistant Dock Master (Bruce Hoek - 324-0810).

The number of kayak/canoe rental spaces available is 48. It is also noted that some kayaks/canoes occupy more than one rental space. This prevents other kayaks/canoes from being stored in the same area. The racks were originally designed to accommodate 2 kayaks/canoes in one space.

An additional \$35 fee will be imposed on owners whose kayaks/canoes require 2 rental spaces in racks 1 to 30.

An additional \$65 fee will be imposed on owners whose kayaks/canoes require 2 rental spaces in racks 31 to 48.

In order to track canoes/kayaks at our rack storage area, **2015 year stickers with the rack assignment** will be issued for the renter to place on his/her vessel. I would like to thank the majority of rack renters for complying with our requirement to place our sticker on their kayaks. We are doing this to avoid non-registered kayak owners from using the racks. It is unfortunate that we have experienced problems with intruders storing a kayak on a rack. **Vessels with no sticker will be removed from the rack.** The owners of canoes/kayaks must remove their small vessel from the rack by Nov. 30, 2014.

FROM the DOCKMASTER *(continued)*

If you have experienced problems at the Reservation, please inform our secretary Mr. Gary Grille, the Assistant Dock Master or myself. We ask that all boaters review the Marina Rules and Regulations which they will receive with the slip assignment.

PLEASE NOTE THE FOLLOWING:

In 2009, the US Coast Guard has instituted a requirement that life jackets must be worn while boating in vessels less than 21 feet during the period from Nov to April.

Check to make sure that you have copy of your boat registration available to submit with your 2015 application. Some boat renters leave their original registration on the boat during winter storage and have no copy. Your application will not be processed till your registration is received.

REMEMBER ALL BOATS MUST BE REMOVED FROM THE FLOATING DOCKS BY NOV. 30, 2014.

I would like to thank all the people who have helped with keeping our marina in a safe condition, reporting boat problems, and in particular Mr. Bruce Hoek for his efforts as Assistant Dockmaster.

Will Holmer, CBPOA Dockmaster

**HAPPY
THANKSGIVING
TO EVERYONE
AT CBPOA**



TO ALL PROPERTY OWNERS:

Before commencement of any new construction or renovations, please be sure to have your architect and builder carefully check that your certified site plan complies with our covenants & restrictions. Below are the sections of the CBPOA covenants & restrictions pertaining to construction & setbacks from all property lines. Please be reminded that the setbacks set forth in CBPOA's covenants & restrictions differ from those imposed by East Hampton Town Building Department.

1. No building except a private single family dwelling and one private garage for the use of the occupants of the dwelling, shall be erected, placed or maintained on any lot. No business trade or manufacturing of any kind shall be conducted or permitted, no part of said subdivision shall be used for any insane, inebriate or other asylum or any cemetery or place of burial, nor shall there be kept on any lot any animals, fowl, cattle or livestock other than domestic pets.
2. No building wall or other structure shall be erected, moved onto or maintained on any lot, nor any changes or alterations made therein, unless and until plans and specifications and the location of same, including plans for grading and clearing the lot to be built upon shall have been submitted to and approved in writing by the developers or their successors in interest. No dwelling shall be erected having a first floor area of less than 720 square feet, exclusive of porches, breezeways and attached garage.
3. **No building shall be erected on any lot within forty feet of the line of any road or street, nor within ten feet of any side line nor within twenty feet of the rear line. On corner lots, a front yard is required on one street frontage and a side yard of thirty feet on the other street frontage.**
4. No lot shall be divided or sold except as a whole without the written consent of the developers.

ACORD

THE FITZPATRICK AGENCY
CERTIFICATE OF LIABILITY INSURANCE

MM/DD/YYYY

01/05/2010

PRODUCER 203.336.2138 FAX 203.336.9507

The Fitzpatrick Agency, Inc.

840 Clinton Avenue

P.O. Box G

Bridgeport, CT 06605-0567

INSURED Wilbert J & Edith A Holmer

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

INSURERS AFFORDING COVERAGE

NAIC #

INSURER A: Travelers

INSURER B:

INSURER C:

INSURER D:

INSURER E:

COVERAGES

THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR ADD'L LTR	INSRD	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YYYY)	POLICY EXPIRATION DATE (MM/DD/YYYY)	LIMITS
		GENERAL LIABILITY <input type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS MADE <input type="checkbox"/> OCCUR X GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOG				EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ 0 PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ PRODUCTS - COMPIOP AGG \$
		AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS				COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
		GARAGE LIABILITY <input type="checkbox"/> ANY AUTO				AUTO ONLY - EA ACCIDENT \$ OTHER THAN EA ACC \$ AUTO ONLY: AGG \$
		EXCESS / UMBRELLA LIABILITY <input type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS MADE DEDUCTIBLE \$ RETENTION \$				EACH OCCURRENCE \$ AGGREGATE \$ \$ \$ \$
		WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under SPECIAL PROVISIONS below				WC STATUTORY LIMITS <input type="checkbox"/> OTR-ER <input type="checkbox"/> E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
A		OTHER Watercraft	Policy Number	10/26/2009	10/26/2010	Hull Liability

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS

1995 Tiara Open 3100 "Will's Folly" Hull ID
Pollution Liability included up to \$500,000

CERTIFICATE HOLDER

CANCELLATION

Clearwater Beach Properties Owners Assoc.
P.O. Box 666
East Hampton, NY 11937

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 30 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO DO SO SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE

Melody Geriak

Melody Geriak

ACORD 26 (2009/01)

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Kathryn@SewHampton.com

631 907-2597

www.SewHampton.com

SewHampton: a multi-service company offering a variety of options for those who want to sew, from beginners to those just needing a refresher course. We're all about creativity, and fun!

We offer classes and sewing get-togethers for children and adults, custom sewing services, and handmade products.

Dear Advertiser:

First, thank you for advertising in our Clearwater Beach newsletter. We are in the process of updating our C.B.P.O.A newsletter advertising file for the upcoming year. Advertising rates for the coming year are:

Full Page:..... \$200.00

Half Page:..... \$100.00

Quarter page:..... \$75.00

One time design and set-up charge of \$20.00, supplied with copy; Repeat ads, no charge.



To continue your _____ page ad for the year, please forward your payment of _____ by January 31st. Note: Any change in text or size of ad must be first forwarded to the Secretary, Gary Grille.

Please fill out and send with payment to: C.B.P.O.A, PO Box 666, East Hampton, NY 11937

Advertiser's name/company _____ page ad. Payment _____

Ad to be repeated as in last issue: (yes / no) _____

Signed _____ Address _____ Telephone# _____ Email: _____

Clearwater Beach Property Owners Association, Inc.

P.O. Box 666 East Hampton. New York 11937

C.B.P.O.A. PICNIC AREA

Guidelines for Reserving Area

1. Send completed form plus check to **Gary Grille CBPOA PO Box 666, East Hampton, NY 11937 631 907-9032.**
Maximum number of 100 people allowed per reservation.
3. Cars must be parked in the paved parking lot.
4. C.B.P.O.A resident making the reservation is responsible for the conduct and actions of all guests and for the Cleaning Up of the area after the affair or party. TRASH MUST BE CARTED AWAY NO LATER THAN 10:00 AM the FOLLOWING MORNING.
5. No reservations will be made for July 4th weekend and Labor Day weekend.
6. No alcohol may be served to minors.
7. Any fires must be made in the grills or the fireplace.
8. Volume of music must be controlled at a reasonable level so as not to annoy the neighbors.
9. Affair or party must be over by 11:00 PM.
10. No fireworks at any time.
11. A deposit of \$150 is required seven days prior to reservation date, to be refunded after inspection of area shows clean-up complete and no damage to facility. Applicant is responsible for any damage to facility; C.B.P.O.A. will repair and bill applicant.
12. Approval of Board is required for any structure, tent or other article not presently on C.B.P.O.A property.
13. The beach sun shed will not be included in area of use.
14. Beach can be used for beach purposes only; no volley ball playing on beach.
15. East Hampton Town requires a Town Permit for gatherings of 50 people or more.
16. A Certificate of Insurance in the amount of \$1,000,000.00 must be submitted before the reservations date is confirmed. The Certificate must list CBPOA as additionally insured. This can be obtained from your Homeowners policy agency. IF LIQUOR IS TO BE SERVED, IT MUST INCLUDE LIQUOR LIABILITY. If an outside caterer is used, please be advised that a copy of his/her Certificate of Insurance in the amount of a million dollars must also list CBPOA as additionally insured.
17. Also, before your party date is confirmed, an indemnification and hold harmless agreement (copy attached) must be completed, signed and notarized by a notary public.
18. Picnic area reservations will be made available to Clearwater members in good standing and their immediate family members only.

C.B.P.O.A. PICNIC AREA RESERVATION FORM

Signature: _____ Date: _____

Name: (Print) _____ Phone: _____

Address: _____

Date of Affair: _____ Hours (from): _____ To: _____

Clearwater Beach Property Owners Association, Inc.

P.O. Box 666 East Hampton. New York 11937

**RELEASE TO ALL CLAIMS
AND
AGREEMENT TO INDEMNIFY AND HOLD HARMLESS**

In consideration of the permission given by the Clearwater Beach Property Owners Association (CBPOA) for the

use of the Reservation Area in order to _____ on _____
Nature of Event Date of Event

_____ hereby agree(s) to all names of people indemnifying CBPOA
indemnify and hold harmless CBPOA, every agent, employee and official thereof against all liabilities, claims,
suits, awards or judgements whatsoever which may arise directly or indirectly out of the above activity in favor of
or which might be claimed by _____
Names of all signers

Or third parties. It is understood and agreed that this release of claims and agreement to indemnify and hold
harmless is a condition precedent and an un-severable part of the permission given by the CBPOA and that the
CBPOA was induced to grant such permission by the promise of the undersigned to grant this release.

Name _____
Print all names of signers

Responsible official of organization
With authority to sign.

Signature _____

Date _____

(STATE OF NEW YORK)
(COUNTY OF SUFFOLK)

Today _____ appeared before me _____
Date Names of Signers

Notary Public

Check for \$150.00 made payable to CBPOA enclosed? Yes__ No__

Certificate of Insurance and Hold Harmless enclosed? Yes__ No__

COOKING LONG ISLANDS BOUNTY

By Phyllis Italiano

We are so lucky to live in this place where there is wonderful food in our waters and on our farms stands, not to mention our own gardens. String beans, eggplants, tomatoes, peppers, cucumbers, carrots, lettuces of all kinds can be grown in our own fertile soil and backyard gardens. Farm stands offer corn, cauliflower, and various types of squashes. These are the kinds of foods we should be eating and cooking to insure a long and healthy life. The crabs in the first recipe were harvested from the waters around our own reservation at Clearwater Beach. Wherever you get the crabs, let me tell you this is one of my favorite dishes. I think I ate three bowls of spaghetti.

Spaghetti and Crabs *(Called spaghetti alla scoglia in Italy)*

5 blue claws 1 tbsp. of olive oil 3 cloves of garlic minced
2 large cans of tomatoes cayenne pepper black pepper 1 sprig of Rosemary fresh oregano & parsley

Catch at least 5 blue claws. Wash them in under running water to clean any debris from the shells. Prepare a basic marinara sauce by lightly browning the garlic in hot olive oil. Add ripped oregano leaves. Add about a cup of tomatoes to the pot with cayenne pepper to taste and cook down for about 8 to 10 minutes. Add the rest of the tomatoes and use a whir stick to puree the tomatoes. Add the crabs, a sprig of fresh Rosemary, and black pepper. Cook on medium heat until the shells of the crabs turn red. Do not overcook. Cook a pound of spaghetti and plate the pasta. Add the sauce and top with crabs. Finish with finely chopped parsley. You might want to split the crabs and remove the gills. Serve with nutcrackers. The sauce can be cooked a day in advance and sit in the frig in a protected vessel, then gently warmed up when you are ready to cook the pasta.

Basic Creamy Cauliflower Soup

A large head of cauliflower Enough broth to cover the cauliflower salt and pepper
A large sweet onion Olive oil or butter garlic cloves

Cover the bottom of a pot with olive oil. Divide the cauliflower into two parts, one larger part and the other a smaller piece. Slice the larger portion of the head into pieces and put into the pot with the broth of your choice (I used chicken), garlic and salt and pepper. Cook until done about twenty minutes. Then take the smaller part of the cauliflower and break it into florets, add to the pot and cook for another ten minutes. In the meantime slice the onion into small pieces and sauté in olive oil. Allow the cauliflower to cool and using a blender or stick, puree to desired consistency. I left mine with a few bits of cauliflower intact. Add the cooked onions.

This is the basic soup that you might want to add other ingredients to. Once I added kernels from local ear of corn. Another time, I added Pecorino cheese. Next time I added some green pepper to the onions.

Ten Minute Dinner

Chop shallots, garlic, pepper, peapods, mushrooms, arugula and sauté in olive oil until soft. Add some soy sauce and cooked soba noodles. Remember to stay healthy, you must cook.



TOWN OF EAST HAMPTON

ORDINANCE ENFORCEMENT DEPARTMENT

PUBLIC SAFETY DIVISION

300 Pantigo Place, Suite 111A

East Hampton, N.Y. 11937

Phone (631) 324-3858 Fax (631) 329-5899

Patrick J. Gunn, Esq.
Public Safety Division Administrator

Elizabeth A. Bambrick
Director of Code Enforcement

COMPLAINT FORM

Please fax, mail, or hand deliver this form to the above address

LOCATION OF ALLEGED VIOLATION

Street # _____ Street Name _____

Hamlet _____, Town of East Hampton, Suffolk County, N.Y.

Name of Individual(s) / Business (if known) _____

Name of Owner (if known) _____

DESCRIPTION OF COMPLAINT – SPECIFIC OBSERVATION(s)

Use additional paper if necessary

BEST TIME(s) AND DAY(s) TO OBSERVE VIOLATION : _____

REPORTING PARTY

Name: _____ Phone Number _____

Address: _____

I am willing to give a sworn statement if necessary ☐ YES ☐ NO

AFFIRMATION

I affirm that the information provided in this complaint is accurate and is based on my personal observation(s).

X _____
Signature Print Name Date

Office Use Only
Date Received _____
Complaint # _____
Inspector Assigned _____
Ack. Form Sent _____
Action Taken Form Sent _____

Clearwater Beach Property Owners Association, Inc

Covenants and Restrictions

DECLARATION OF COVENANTS AND RESTRICTIONS made by Walter C. Hewitt, James P. Amaden, Foster Feierstein and East Hampton D. & E. Inc, dated 5/22/57 recorded 6/4/57 in Libber 4309 cp 405

WHEREAS The Developers are the owners of a tract of land situated near Fireplace in the Town of East Hampton, County of Suffolk and State of New York, which tract of land has been subdivided in accordance with a certain map entitled, "Map of Section No. 1 of Clearwater Beach, situate Fireplace, Town of East Hampton, Suffolk County, New York, dated 5/3/1957" and filed for record on 6/4/1957, in the office of the County Clerk of Suffolk County, Riverhead, New York as Map No 2715; and

WHEREAS, The Developers desire to make this Declaration setting forth the reservations, restrictions, covenants, conditions and agreements, subject to which the property shown on said map is now held and shall be sold and conveyed.

NOW, THEREFORE, The Developers declare that all the property shown at subdivided on said map above referred to is held, and shall be sold and conveyed by the Developers, subject to the reservations, restrictions, covenants, conditions and agreements hereinafter set forth, to wit:

1. No building except a private single family dwelling and one private garage for the use of the occupants of the dwelling, shall be erected, placed or maintained on any lot. No business trade or manufacturing of any kind shall be conducted or permitted, no part of said subdivision shall be used for any insane, inebri or other asylum or any cemetery or place of burial, nor shall there be kept on any lot any animals, fowl, cattle or livestock other than domestic pets.
2. No building wall or other structure shall be erected, moved onto or maintained on any lot, nor any changes or alterations made therein, unless and until plans and specifications and the location of same, including plans for grading and clearing the lot to be built upon shall have been submitted to and approved in writing by the developers or their successors in interest. Not dwelling shall be erected having a first floor area of less than 720 square feet, exclusive of porches, breezeways and attached garage.
3. No building shall be erected on any lot within forty feet of the line of any road or street, nor within ten feet of any side line nor within twenty feet of the rear line. On corner lots, a front yard if required on one street frontage yard of thirty feet on the other street frontage
4. No lot shall be divided or sold except as a whole without the written consent of the developers.
5. No advertising signs, trailers, tents outside toilets or temporary buildings shall be permitted on any lot
6. The owners of all lots in said subdivision shall have the perpetual right, in common with others to pass and re-pass on foot over and upon the strips of land designated on said map as "Foot Path to Beach", running from Kings Point Road to the shore of Gardiner's Bay.

- Continued -

Libber 4309 cp 405

7. The owners of all lots in said subdivision shall have and enjoy for use in common with others, the equal right and privilege to use and enjoy as a bathing beach that portion of the beach designated on said subdivision as Beach Reservation" which said "Beach Reservation" shall be for the common use of the developers, their grantees, and the grantees of the owners.
8. The developers reserve the title in fee to the beds of the roads and streets, for the purpose of dedication of same to the Town of East Hampton and for the installation of all utilities and easements therefore without the consent of any grantee.
9. All sewage disposal and water supply systems shall be constructed in accordance with plans approved by the Suffolk County Realty Department on the subdivision map filed herewith.
10. The provisions herein shall run with the land and shall be binding on all grantees, their respective heirs, assigns and successors.
11. Nothing herein shall be construed to impose upon the developers of their successors in interest, any obligation to restrict in any manner any other property now or hereafter owned by the developers.

Addition to Covenants and Restrictions dated July 31, 2004

NOW, THEREFORE, the ASSOCIATION declares that each individual parcel of property shows as subdivided on said maps above reference to is held, and shall be sold and conveyed by each and every member of the ASSOCIATION, subject to the reservations, restrictions, covenants, conditions and agreements set forth, to wit:

1. No homeowner or tenant shall permit the presence on a parcel within Clearwater Beach of more than on motor vehicle of any type or kind that shall not be duly registered with the Department of Motor Vehicles of any one of the fifty states of the United States unless said motor vehicle is either stored in a garage or duly covered with a tarp or other suitable cover.
2. If the violation shall continue unabated for a period of more than 10 days after the ASSOCIATION shall have notified the owner or tenant of the violation in the writing directed to the owner's or tenant's last known residence as carried on the books and records of the ASSOCIATION, said owner or tenant shall be deemed to have consented to the ASSOCIATION, taking any action that may be appropriate under the laws of the State of New York to cure the violation at the sole cost and expense of the homeowner or tenant as the case may be. The costs and expenses that may be incurred shall become a lien on the property and may be enforced in accordance with laws of the State of New York.
3. The provisions herein shall run with the land and shall be binding on all grantees, their respective heirs, assigns and successors.

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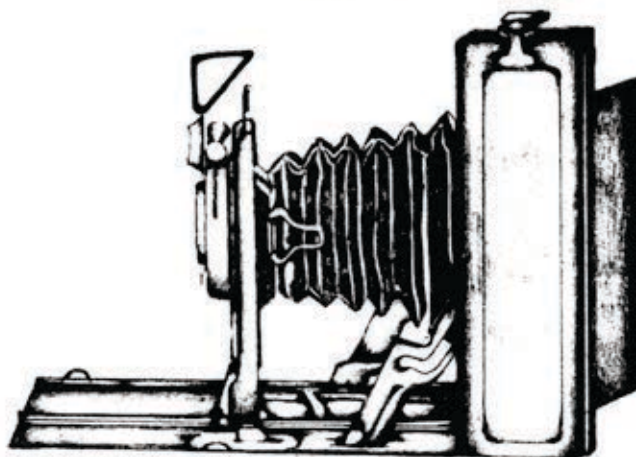
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